

Memorandum



Date: November 27, 2006

CEERC

Agenda Item No. 4(B)

To: Honorable Chairman Joe A. Martinez
and Members, Board of County Commissioners

From: George M. Surgesa
County Manager

Subject: FY 2007 Funding Recommendations for the Surtax and SHIP Programs

RECOMMENDATION

It is recommended that the Board of County Commissioners approve the Request for Application (RFA) FY 2007 funding recommendation for the State Housing Initiative Program (SHIP) and Documentary Stamp Surtax (Surtax) programs. The recommendations were presented to the Advisory Housing Advisory Board (AHAB) on September 27, 2006.

BACKGROUND

Historically, SHIP and Surtax allocations have been part of the Office of Community and Economic Development's (OCED) Annual Action Plan; however, staff utilized a separate approval process for the SHIP and Surtax programs. Staff intends to issue a second RFA for SHIP and Surtax allocations in 2007. On this agenda is an accompanying item with OCED's recommended Community Development Block Grant (CDBG), HOME Program, and Emergency Shelter Grant (ESG) allocations for 2007.

Applications for funding were solicited through the consolidated RFA process, which was made available on July 6, 2006. Applications were due by August 7, 2006 and the public was advised of the application process through several notices in *The Miami Herald*, *The Miami Times*, and notifications were mailed to all currently funded agencies.

Staff received all applications for review and scoring, and applicants were allowed three days to review their scores before final submittal to AHAB. At AHAB's meeting of September 27, 2006, staff's recommended allocations were approved with amendments.

As illustrated in Exhibit 1, which includes all AHAB approved funding recommendations, SHIP and Surtax recommendations total \$6.3 million and \$35,510,960, respectively. These funding recommendations are allocated across several activities, including Homeownership assistance, New Construction Rental, Rental Rehabilitation, Homeless Programs and Homebuyer Counseling. For projects receiving Florida Housing Tax Credits listed under the New Construction Rental activity, staff's recommendation was made in anticipation of a credit underwriting report indicating the feasibility of the development. The final allocation for each project will be based on the credit underwriting report and shall not exceed staff's initial recommended allocation.

STATE HOUSING INITIATIVES PARTNERSHIP (SHIP) PROGRAM

The SHIP program allows flexible funding for housing development to meet local needs. Of the \$6.3 million available for FY 2007, \$5 million is allocated towards homeownership assistance. The remaining \$1.3 million is for rental rehabilitation.

DOCUMENTARY STAMP SURTAX PROGRAM

The Surtax program provides funding to promote the development and preservation of affordable housing units. An allocation of \$795,000 is recommended for homebuyer counseling and \$34,715,960 million is for the rehabilitation and construction of new rental units, including rentals for former homeless families and individuals. Funding recommendations are based on the total amount of available funding, and the review and evaluation of projects that applied for funds in the various categories.

Attachment



Cynthia W. Curry
Senior Advisor to the County Manager



MEMORANDUM

(Revised)

TO: Honorable Chairman Joe A. Martinez
and Members, Board of County Commissioners

DATE: December 5, 2006

FROM: Murray A. Greenberg
County Attorney

SUBJECT: Agenda Item No.

Please note any items checked.

- ☐ "4-Day Rule" ("3-Day Rule" for committees) applicable if raised
- ☐ 6 weeks required between first reading and public hearing
- ☐ 4 weeks notification to municipal officials required prior to public hearing
- ☐ Decreases revenues or increases expenditures without balancing budget
- ☐ Budget required
- ☐ Statement of fiscal impact required
- ☐ Bid waiver requiring County Manager's written recommendation
- ☐ Ordinance creating a new board requires detailed County Manager's report for public hearing
- ☐ Housekeeping item (no policy decision required)
- ☐ No committee review

Approved _____ Mayor

Veto

Override

RESOLUTION NO.

RESOLUTION APPROVING THE FY2007 FUNDING RECOMMENDATIONS FOR THE STATE HOUSING INITIATIVE PARTNERSHIP AND SURTAX PROGRAMS IN EXHIBIT 1; AUTHORIZING THE COUNTY MANAGER TO SHIFT FUNDS FOR EACH PROGRAM AMONG ACTIVITIES OF THE SAME AGENCY WITHOUT EXCEEDING THE TOTAL AMOUNT ALLOCATED TO THAT AGENCY; AUTHORIZING THE COUNTY MANAGER TO EXECUTE ALL CONTRACTS, AGREEMENTS, AMENDMENTS, AND TO SHIFT FUNDS AWARDED FOR A PROJECT TO AN ENTITY CREATED FOR THE PURPOSE OF CARRYING OUT THAT PROJECT; AND AUTHORIZING THE COUNTY MANAGER TO EXERCISE THE CANCELLATION PROVISIONS CONTAINED THEREIN

WHEREAS, this Board desires to accomplish the purposes outlined in the accompanying memorandum, a copy of which is incorporated herein by reference,

NOW THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF MIAMI-DADE COUNTY, FLORIDA, that this Board approves the FY 2007 funding recommendations for the State Housing Initiative Partnership (SHIP) and Surtax Programs in Exhibit 1; authorizes the County Manager to shift funds for each program among activities of the same agency without exceeding the total amount allocated to that agency; authorizes the County Manager to execute all contracts, agreements and amendments necessary to carry out the above programs after approval by the County Attorney's Office; authorizes the County Manager to shift funds awarded for a project to an entity created for the purpose of carrying out that project; and authorizes the County Manager to exercise the cancellation provisions contained therein.

The foregoing resolution was offered by Commissioner ,
who moved its adoption. The motion was seconded by Commissioner ,
and upon being put to a vote, the vote was as follows:

Joe A. Martinez, Chairman
Dennis C. Moss, Vice-Chairman

Bruno A. Barreiro
Audrey M. Edmonson
Sally A. Heyman
Dorin D. Rolle
Katy Sorenson
Sen. Javier D. Souto


Jose "Pepe" Diaz
Carlos A. Gimenez
Barbara J. Jordan
Natacha Seijas
Rebeca Sosa

The Chairperson thereupon declared the resolution duly passed and adopted this 5th day of December, 2006. This resolution shall become effective ten (10) days after the date of its adoption unless vetoed by the Mayor, and if vetoed, shall become effective only upon an override by this Board.

MIAMI-DADE COUNTY, FLORIDA
BY ITS BOARD OF COUNTY
COMMISSIONERS

HARVEY RUVIN, CLERK

By: _____
Deputy Clerk

Approved by County Attorney as
to form and legal sufficiency. 

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MIAMI-DADE HOUSING AGENCY
RFA 2007 SHIP AND SURTAX FUNDING RECOMMENDATION

EXHIBIT 1

11/01/2006 10:41

ACTIVITY	No.	ACTIVITY/DEVELOPER	DEVELOPMENT	ADDRESS	Score	Allocation	Requested	Source	Allocation	Recommended	Source	FY2006 Funding
Homeownership (HO)			N/A				N/A			\$5,000,000	SHIP	
New Construction Rental							Sub Total			\$5,000,000	SHIP	
	37	Rental	Valencia Pointe	2442 NW 79 Street	99.83		\$3,250,000	Surtax		\$1,083,333	Surtax	\$0
	18	St. John CDC, Inc.	St. John Overtown Housing Plaza	1301 NW 3 Avenue	91.25		\$1,500,000	Surtax		\$500,000	Surtax	\$0
	32	Greater Miami Neighborhoods	Plaza La Isabela	3372-80 NW 17 Avenue	82.73		\$2,000,000	Surtax		\$666,667	Surtax	\$0
		Tax Credit Rental										
	29	Altamira Associates, Ltd.	Altamira Apts.	3150 NW 79 Street	104.72		\$3,500,000	Surtax		\$250,000	Surtax	\$0
	68	Carlisle Group VI Ltd.	Parkview Gardens	1475 NW 61 Street	84.58		\$3,000,000	Surtax		\$250,000	Surtax	\$0
		Tax Credit Awarded										
	73	Lafayette Square, Ltd	Lafayette Square Apts.	150 NE 79 Street	94.85		\$4,000,000	Surtax		\$4,000,000	Surtax	\$1,500,000
	35	Lafayette Square II, LTD	Lafayette Plaza	NE 78 Street, Bldg 1 & 2 Avenue	93.74		\$5,000,000	Surtax		\$5,000,000	Surtax	\$250,000
	80	Pinnacle Place, Ltd.	Pinnacle Place	5600 NE 4 Avenue & 368 NE 57 Str	87.79		\$4,000,000	Surtax		\$2,600,000	Surtax	\$500,000
	66	BHG-79 Street, LLC	Villa Patricia Phase I	234-242 NE 79 Street	87.37		\$5,200,000	Surtax		\$3,380,000	Surtax	\$2,000,000
	69	Coral Place Limited Partnership	Coral Place	1001 NW 54 Street	85.01		\$4,000,000	Surtax		\$2,600,000	Surtax	\$1,500,000
	65	Amber Garden, LLC	Amber Garden	1301 NW 23 Street	82.93		\$5,500,000	Surtax		\$3,575,000	Surtax	\$250,000
	82	Villa Patricia Phase II LLC	Villa Patricia Phase II	7831 NE 2 Avenue	81.82		\$5,500,000	Surtax		\$3,575,000	Surtax	\$250,000
							Sub Total			\$27,480,000	Surtax	
Rental Rehabilitation												
	46	Rental Rehab	Villages of Naranja	13700 SW 268 Street	100.83		\$1,000,000	Surtax		\$1,000,000	Surtax	\$0
	45	Greater Miami Neighborhoods, Inc.	Island Place	1551 NE 167 Street	96.23		\$1,000,000	Surtax		\$1,000,000	SHIP	\$0
	55	Tacoloy Economic Development	Edison Terraces Apts.	675 & 655 NW 56 Street	87.08		\$1,049,234	Surtax		\$1,049,234	Surtax	\$225,000
	51	North Shore Apts, LLC	North Shore Apartments	2102-2128 NE 167 Street	83.5		\$1,900,000	Surtax		\$1,900,000	Surtax	\$0
							Sub Total			\$3,949,234	Surtax	
		Small Rental										
	34	Garnetleaves, LLC	Little River Duplex	NW 84 Street & NW 2 Avenue	90		\$286,726	Surtax		\$286,726	SHIP	\$0
	61	Frank K. Cooper Real Estate #1	Northwest Duplexes	1801-1803 NW 45 Street	82.5		\$300,000	Surtax		\$300,000	SHIP	\$0
							Sub Total			\$286,726	Surtax	
Homeless Programs												
	62	Rental Rehab Homeless	Dr. Barbara Carey-Shuler Manor	1400 NW 54 Street	67.5		\$1,125,000	Surtax		\$1,000,000	Surtax	\$0
	90	Carfour Supportive Housing	Camillus New Permanent Housing	1603-27 NE 7 Avenue	60		\$4,000,000	Surtax		\$4,000,000	Surtax	\$0
	59	Camillus House Inc.	Camillus New Treatment Center	1603-27 NW 7 Avenue	0		\$1,600,000	Surtax		\$1,600,000	Surtax	\$0
							Sub Total			\$3,000,000	Surtax	
Homebuyer Counseling												
	6	Counseling	Homeownership Counseling		100		\$200,000	Surtax		\$200,000	Surtax	\$0
	7	Miami-Dade Neighborhood Housing	Homeownership Counseling		100		\$300,000	SHIP		\$300,000	Surtax	\$0
	8	Opa-Locka CDC	Homeownership Counseling		92		\$150,000	Surtax		\$150,000	Surtax	\$0
	9	Universal Truth	Homeownership Counseling		90		\$45,000	Surtax		\$45,000	Surtax	\$0
	5	Centro Campesino Farm Workers	Homeownership Counseling		80		\$100,000	Surtax		\$100,000	Surtax	\$0
							Sub Total			\$795,000	Surtax	
							TOTAL			\$35,510,960	Surtax	
							TOTAL			6,300,000	SHIP	